



General Assembly

February Session, 2004

Raised Bill No. 5648

LCO No. 2358

02358_____GAE

Referred to Committee on Government Administration and Elections

Introduced by:
(GAE)

AN ACT CONCERNING THE CONVEYANCE OF CERTAIN PARCELS OF STATE LAND.

Be it enacted by the Senate and House of Representatives in General Assembly convened:

1 Section 1. (*Effective from passage*) (a) Notwithstanding any provision
2 of the general statutes, the Connecticut Commission on Arts, Tourism,
3 Culture, History and Film shall convey to Old-Newgate Prison and
4 Copper Mine, Inc. two parcels of land located in the town of East
5 Granby, and the structures on said parcels, at a cost equal to the
6 administrative costs of making such conveyance. Said parcels of land
7 are identified as: (1) Lot 1 on town of East Granby Tax Assessor's Map
8 5, having an area of approximately 18.11 acres, and (2) Lot 41 on town
9 of East Granby Tax Assessor's Map 5, having an area of approximately
10 26.5 acres. The conveyance shall be subject to the approval of the State
11 Properties Review Board.

12 (b) Old-Newgate Prison and Copper Mine, Inc. shall use said
13 parcels of land for historical, educational and recreational purposes. If
14 Old-Newgate Prison and Copper Mine, Inc.:

- 15 (1) Does not use said parcels for said purposes;
16 (2) Does not retain ownership of all of said parcels; or
17 (3) Leases all or any portion of said parcels,

18 the parcels shall revert to the state of Connecticut.

19 (c) The Connecticut Commission on Arts, Tourism, Culture, History
20 and Film shall be responsible for making all necessary repairs to the
21 well located on the land conveyed under this section.

22 (d) The State Properties Review Board shall complete its review of
23 the conveyance of said parcels of land not later than thirty days after it
24 receives a proposed agreement from the Connecticut Commission on
25 Arts, Tourism, Culture, History and Film. The land shall remain under
26 the care and control of said commission until a conveyance is made in
27 accordance with the provisions of this section. The State Treasurer
28 shall execute and deliver any deed or instrument necessary for a
29 conveyance under this section, which deed or instrument shall include
30 provisions to carry out the purposes of subsections (b) and (c) of this
31 section. The Connecticut Commission on Arts, Tourism, Culture,
32 History and Film shall have the sole responsibility for all other
33 incidents of such conveyance.

34 Sec. 2. (*Effective from passage*) At the same time that the Connecticut
35 Commission on Arts, Tourism, Culture, History and Film conveys the
36 parcels of land described in section 1 of this act to Old-Newgate Prison
37 and Copper Mine, Inc. pursuant to section 1 of this act, said
38 commission shall transfer ownership of all personal property located
39 on said parcels of land to Old-Newgate Prison and Copper Mine, Inc.

40 Sec. 3. (*Effective from passage*) (a) Notwithstanding any provision of
41 the general statutes, the Commissioner of Transportation shall convey
42 to the town of Plainfield two parcels of land located in the town of
43 Plainfield, at a cost equal to the administrative costs of making such
44 conveyance. Said parcels of land have a total area of approximately
45 139.2 acres and are identified as Lots 4 and 5 in Block 5 on town of

46 Plainfield Tax Assessor's Map 10. The conveyance shall be subject to
47 the approval of the State Properties Review Board.

48 (b) The town of Plainfield shall use said parcels of land for open
49 space and passive recreational purposes. If the town of Plainfield:

- 50 (1) Does not use said parcels for said purposes;
51 (2) Does not retain ownership of all of said parcels; or
52 (3) Leases all or any portion of said parcels,

53 the parcels shall revert to the state of Connecticut.

54 (c) The State Properties Review Board shall complete its review of
55 the conveyance of said parcels of land not later than thirty days after it
56 receives a proposed agreement from the Department of
57 Transportation. The land shall remain under the care and control of
58 said department until a conveyance is made in accordance with the
59 provisions of this section. The State Treasurer shall execute and deliver
60 any deed or instrument necessary for a conveyance under this section,
61 which deed or instrument shall include provisions to carry out the
62 purposes of subsection (b) of this section. The Commissioner of
63 Transportation shall have the sole responsibility for all other incidents
64 of such conveyance.

65 Sec. 4. (*Effective from passage*) (a) Notwithstanding any provision of
66 the general statutes, the Commissioner of Transportation shall convey
67 to the city of New Britain a parcel of land located in the city of New
68 Britain, at a cost equal to the administrative costs of making such
69 conveyance. Said parcel of land has an area of approximately 1.22 acres
70 and is identified as the property located at 1185 West Main Street. The
71 conveyance shall be subject to the approval of the State Properties
72 Review Board.

73 (b) The city of New Britain shall use said parcel of land for economic
74 development purposes. If the city of New Britain does not use said
75 parcel for said purposes, the parcel shall revert to the state of

76 Connecticut.

77 (c) The State Properties Review Board shall complete its review of
78 the conveyance of said parcels of land not later than thirty days after it
79 receives a proposed agreement from the Department of
80 Transportation. The land shall remain under the care and control of
81 said department until a conveyance is made in accordance with the
82 provisions of this section. The State Treasurer shall execute and deliver
83 any deed or instrument necessary for a conveyance under this section.
84 The Commissioner of Transportation shall have the sole responsibility
85 for all other incidents of such conveyance.

86 Sec. 5. (*Effective from passage*) (a) Notwithstanding any provision of
87 the general statutes, the Commissioner of Transportation shall convey
88 to Colossale Construction Company a parcel of land located in the city
89 of New Britain, at a cost equal to the fair market value of said parcel of
90 land. Said parcel of land has an area of approximately ____ acres and is
91 identified as the parcel of land abutting Ellis Street at the Route 9 on-
92 ramp. The conveyance shall be subject to the approval of the State
93 Properties Review Board.

94 (b) Colossale Construction Company shall use said parcel of land
95 for economic development purposes. If Colossale Construction
96 Company does not use said parcel for said purposes, the parcel shall
97 revert to the state of Connecticut.

98 (c) The State Properties Review Board shall complete its review of
99 the conveyance of said parcels of land not later than thirty days after it
100 receives a proposed agreement from the Department of
101 Transportation. The land shall remain under the care and control of
102 said department until a conveyance is made in accordance with the
103 provisions of this section. The State Treasurer shall execute and deliver
104 any deed or instrument necessary for a conveyance under this section.
105 The Commissioner of Transportation shall have the sole responsibility
106 for all other incidents of such conveyance.

107 Sec. 6. (*Effective from passage*) (a) Notwithstanding any provision of
108 the general statutes, the Commissioner of Economic and Community
109 Development shall convey to the Human Resources Agency of New
110 Britain, Inc. a parcel of land located in the city of New Britain, at a cost
111 equal to the administrative costs of making such conveyance. Said
112 parcel of land has an area of approximately .32 acre and is identified as
113 the property located at 218 North Street. The conveyance shall be
114 subject to the approval of the State Properties Review Board.

115 (b) The Human Resources Agency of New Britain, Inc. shall use said
116 parcel of land for medical or open space purposes. If the Human
117 Resources Agency of New Britain, Inc.:

- 118 (1) Does not use said parcel for said purposes;
119 (2) Does not retain ownership of all of said parcel; or
120 (3) Leases all or any portion of said parcel,

121 the parcel shall revert to the state of Connecticut.

122 (c) The State Properties Review Board shall complete its review of
123 the conveyance of said parcels of land not later than thirty days after it
124 receives a proposed agreement from the Department of Economic and
125 Community Development. The land shall remain under the care and
126 control of said department until a conveyance is made in accordance
127 with the provisions of this section. The State Treasurer shall execute
128 and deliver any deed or instrument necessary for a conveyance under
129 this section, which deed or instrument shall include provisions to carry
130 out the purposes of subsection (b) of this section. The Commissioner of
131 Economic and Community Development shall have the sole
132 responsibility for all other incidents of such conveyance.

133 Sec. 7. (*Effective from passage*) (a) Notwithstanding any provision of
134 the general statutes, the Commissioner of Transportation shall convey
135 to the town of Old Saybrook two parcels of land located in the town of
136 Old Saybrook, at a cost equal to the administrative costs of making
137 such conveyance. Said parcels of land are identified as (1) Lot 9 on

138 town of Old Saybrook Tax Assessor's Map 62, having an area of
139 approximately 2.9 acres, and (2) Lot 7 on town of Old Saybrook Tax
140 Assessor's Map 62, having an area of approximately 8.2 acres. The
141 conveyance shall be subject to the approval of the State Properties
142 Review Board.

143 (b) The town of Old Saybrook shall use said parcels of land for open
144 space and recreational purposes. If the town of Old Saybrook:

- 145 (1) Does not use said parcels for said purposes;
146 (2) Does not retain ownership of all of said parcels; or
147 (3) Leases all or any portion of said parcels,

148 the parcels shall revert to the state of Connecticut.

149 (c) The State Properties Review Board shall complete its review of
150 the conveyance of said parcels of land not later than thirty days after it
151 receives a proposed agreement from the Department of
152 Transportation. The land shall remain under the care and control of
153 said department until a conveyance is made in accordance with the
154 provisions of this section. The State Treasurer shall execute and deliver
155 any deed or instrument necessary for a conveyance under this section,
156 which deed or instrument shall include provisions to carry out the
157 purposes of subsection (b) of this section. The Commissioner of
158 Transportation shall have the sole responsibility for all other incidents
159 of such conveyance.

160 Sec. 8. (*Effective from passage*) (a) Notwithstanding any provision of
161 the general statutes, the Commissioner of Transportation shall convey
162 to the town of New Canaan a parcel of land located in the town of
163 New Canaan, at a cost equal to the administrative costs of making such
164 conveyance. Said parcel of land is identified as Lot 47 in Block 90 on
165 town of New Canaan Tax Assessor's Map 42, having an area of
166 approximately 6.78 acres. The conveyance shall be subject to the
167 approval of the State Properties Review Board.

168 (b) The town of New Canaan shall use said parcel of land for open
169 space purposes. If the town of New Canaan:

- 170 (1) Does not use said parcel for said purposes;
171 (2) Does not retain ownership of all of said parcel; or
172 (3) Leases all or any portion of said parcel,

173 the parcel shall revert to the state of Connecticut.

174 (c) The State Properties Review Board shall complete its review of
175 the conveyance of said parcel of land not later than thirty days after it
176 receives a proposed agreement from the Department of
177 Transportation. The land shall remain under the care and control of
178 said department until a conveyance is made in accordance with the
179 provisions of this section. The State Treasurer shall execute and deliver
180 any deed or instrument necessary for a conveyance under this section,
181 which deed or instrument shall include provisions to carry out the
182 purposes of subsection (b) of this section. The Commissioner of
183 Transportation shall have the sole responsibility for all other incidents
184 of such conveyance.

185 Sec. 9. (*Effective from passage*) Notwithstanding the provisions of
186 section 13a-85b of the general statutes, the Commissioner of
187 Transportation may sell portions of the existing right-of-way acquired
188 for potential use as the Route 7 limited access highway in Wilton to
189 landowners of properties abutting said right-of-way.

190 Sec. 10. (*Effective from passage*) (a) Notwithstanding any provision of
191 the general statutes, the Commissioner of Environmental Protection
192 shall convey to the town of Voluntown a parcel of land located in the
193 town of Voluntown, at a cost equal to the administrative costs of
194 making such conveyance. Said parcel of land is identified as town of
195 Voluntown Tax Assessor's Map/Code/Lot # 032/002-00/0000, having
196 an area of approximately 15.24 acres. The conveyance shall be subject
197 to the approval of the State Properties Review Board.

198 (b) The town of Voluntown shall use said parcel of land for
199 educational purposes. If the town of Voluntown:

200 (1) Does not use said parcel for said purposes;

201 (2) Does not retain ownership of all of said parcel; or

202 (3) Leases all or any portion of said parcel,

203 the parcel shall revert to the state of Connecticut.

204 (c) The State Properties Review Board shall complete its review of
205 the conveyance of said parcel of land not later than thirty days after it
206 receives a proposed agreement from the Department of Environmental
207 Protection. The land shall remain under the care and control of said
208 department until a conveyance is made in accordance with the
209 provisions of this section. The State Treasurer shall execute and deliver
210 any deed or instrument necessary for a conveyance under this section,
211 which deed or instrument shall include provisions to carry out the
212 purposes of subsection (b) of this section. The Commissioner of
213 Environmental Protection shall have the sole responsibility for all other
214 incidents of such conveyance.

215 Sec. 11. (*Effective from passage*) Notwithstanding the provisions of
216 section 6 of public act 00-168, as amended by section 13 of special act
217 01-6, the State of Connecticut shall release all rights of reverter, and all
218 right to enforce any restriction on the use, ownership or sale, or on the
219 use of the proceeds of sale, that the state may hold with respect to a
220 parcel of land conveyed by the Commissioner of Transportation to the
221 City of Norwalk, pursuant to section 6 of public act 00-168, as
222 amended by section 13 of special act 01-6. The State Treasurer shall
223 execute and deliver any instrument necessary to effect such release.

224 Sec. 12. (*Effective from passage*) (a) Notwithstanding any provision of
225 the general statutes, the Commissioner of ____ shall convey to the city
226 of Meriden a parcel of land located in the city of Meriden, at a cost
227 equal to the administrative costs of making such conveyance. Said
228 parcel of land has an area of approximately 67 acres and is identified

229 as the property located at 72 Undercliff Road. The conveyance shall be
230 subject to the approval of the State Properties Review Board.

231 (b) The city of Meriden shall use said parcel of land for economic
232 development purposes. If the city of Meriden does not use said parcel
233 for said purposes, the parcel shall revert to the state of Connecticut.

234 (c) The State Properties Review Board shall complete its review of
235 the conveyance of said parcels of land not later than thirty days after it
236 receives a proposed agreement from the Department of _____. The land
237 shall remain under the care and control of said department until a
238 conveyance is made in accordance with the provisions of this section.
239 The State Treasurer shall execute and deliver any deed or instrument
240 necessary for a conveyance under this section. The Commissioner of
241 _____ shall have the sole responsibility for all other incidents of such
242 conveyance.

243 Sec. 13. (*Effective from passage*) (a) Notwithstanding any provision of
244 the general statutes, the Commissioner of Public Works shall convey to
245 the town of Newtown a parcel of land located in the town of
246 Newtown, at a cost equal to the administrative costs of making such
247 conveyance. Said parcel of land has an area of approximately 12 acres
248 and is identified as Lot 1 in Block 3 on town of Newtown Tax
249 Assessor's Map 37. The conveyance shall be subject to the approval of
250 the State Properties Review Board.

251 (b) The town of Newtown shall use said parcel of land for municipal
252 purposes. If the town of Newtown:

- 253 (1) Does not use said parcel for said purposes;
254 (2) Does not retain ownership of all of said parcel; or
255 (3) Leases all or any portion of said parcel,

256 the parcel shall revert to the state of Connecticut.

257 (c) The State Properties Review Board shall complete its review of
258 the conveyance of said parcel of land not later than thirty days after it

259 receives a proposed agreement from the Department of Public Works.
260 The land shall remain under the care and control of said department
261 until a conveyance is made in accordance with the provisions of this
262 section. The State Treasurer shall execute and deliver any deed or
263 instrument necessary for a conveyance under this section, which deed
264 or instrument shall include provisions to carry out the purposes of
265 subsection (b) of this section. The Commissioner of Public Works shall
266 have the sole responsibility for all other incidents of such conveyance.

267 Sec. 14. (*Effective from passage*) (a) Notwithstanding any provision of
268 the general statutes, the Commissioner of Economic and Community
269 Development shall convey to the Nutmeg Housing Development
270 Corporation a parcel of land located in the town of Colchester, at a cost
271 equal to the administrative costs of making such conveyance. Said
272 parcel of land has an area of approximately 5.72 acres and is identified
273 as follows:

274 A certain tract or parcel of land situated in the Town of Colchester,
275 County of New London, State of Connecticut as shown on a plan
276 titled: "Boundary Plan, Property of Ann Rothstein, Route 85 and Old
277 Amston Road, Colchester, Connecticut, Scale: 1" = 40', Date: December
278 29, 1987, by DiCesare-Bentley Engineers, Inc., Groton, Connecticut",
279 and being more particularly bounded and described as follows:

280 Beginning at a Connecticut Highway Department monument at the
281 southwesterly corner of the herein described tract said monument
282 lying in the easterly highway line of Connecticut Route 85, said point
283 of beginning being further described as the northwesterly corner of
284 land now or formerly of Samuel Berkowitz:

285 Thence N 16° 03' 01" W by and along said easterly highway line of
286 Connecticut Route 85. 345.24 feet to a Connecticut Highway
287 Department monument:

288 Thence N 16° 00' 00" W by and along said easterly highway line of
289 Connecticut Route 85, 447.46 feet to a Connecticut Highway

290 Department monument, the northeasterly corner of the herein
291 described tract:

292 Thence N 73° 48' 12" E bounded northerly by land now or formerly
293 of the Estate of Michael Kennedy, 327.71 feet to the westerly street line
294 of Old Amston Road, the northeasterly corner of the herein described
295 tract:

296 Thence S 22° 25' 53" E by and along said westerly street line of Old
297 Amston Road, 271.11 feet to the beginning of a curve having a radius
298 of 402.76 feet and deflecting to the right:

299 Thence southerly by and along said westerly street line of Old
300 Amston Road along the arc of said curve, a distance of 143.99 feet
301 through a central angle of 20° 29' 03" to a point:

302 Thence S 01° 56' 50" E by and along said westerly street line of Old
303 Amston Road 208.45 feet to the beginning of a curve having a radius of
304 708.63 feet and deflecting to the right:

305 Thence southeasterly by and along said westerly street line of Old
306 Amston Road along the arc of said curve, a distance of 123.64 feet
307 through a central angle of 09° 59' 49" to a point on said curved westerly
308 street line, the southeasterly corner of the herein described tract:

309 Thence S 60° 19' 56" W bounded southerly by land now or formerly
310 of Samuel Berkowitz, 264.84 feet to the point and place of beginning.

311 The conveyance shall be subject to the approval of the State Properties
312 Review Board.

313 (b) The Nutmeg Housing Development Corporation shall use said
314 parcel of land for affordable housing purposes. If the Nutmeg Housing
315 Development Corporation:

- 316 (1) Does not use said parcel for said purposes;
317 (2) Does not retain ownership of all of said parcel; or

318 (3) Leases all or any portion of said parcel,
319 the parcel shall revert to the state of Connecticut.

320 (c) The State Properties Review Board shall complete its review of
321 the conveyance of said parcel of land not later than thirty days after it
322 receives a proposed agreement from the Department of Economic and
323 Community Development. The land shall remain under the care and
324 control of said department until a conveyance is made in accordance
325 with the provisions of this section. The State Treasurer shall execute
326 and deliver any deed or instrument necessary for a conveyance under
327 this section, which deed or instrument shall include provisions to carry
328 out the purposes of subsection (b) of this section. The Commissioner of
329 Economic and Community Development shall have the sole
330 responsibility for all other incidents of such conveyance.

This act shall take effect as follows:	
Section 1	<i>from passage</i>
Sec. 2	<i>from passage</i>
Sec. 3	<i>from passage</i>
Sec. 4	<i>from passage</i>
Sec. 5	<i>from passage</i>
Sec. 6	<i>from passage</i>
Sec. 7	<i>from passage</i>
Sec. 8	<i>from passage</i>
Sec. 9	<i>from passage</i>
Sec. 10	<i>from passage</i>
Sec. 11	<i>from passage</i>
Sec. 12	<i>from passage</i>
Sec. 13	<i>from passage</i>
Sec. 14	<i>from passage</i>

Statement of Purpose:

To provide for the conveyance of certain parcels of state land and to amend a previous conveyance.

[Proposed deletions are enclosed in brackets. Proposed additions are indicated by underline, except that when the entire text of a bill or resolution or a section of a bill or resolution is new, it is not underlined.]